

SNAPSHOT of HOME Program Performance--As of 12/31/10 **Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ): **Bristol Consortium**

State: **TN**

PJ's Total HOME Allocation Received: **\$8,821,462**

PJ's Size Grouping*: **B**

PJ Since (FY): **2003**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:		PJs in State: 8					
% of Funds Committed	98.16 %	95.63 %	2	96.48 %	67	62	
% of Funds Disbursed	93.83 %	89.54 %	3	89.00 %	72	72	
Leveraging Ratio for Rental Activities	0	1.51	7	4.81	0	0	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	82.95 %	1	83.25 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	59.33 %	77.45 %	8	70.99 %	24	24	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	95.83 %	64.70 %	1	81.75 %	90	87	
% of 0-30% AMI Renters to All Renters***	41.67 %	44.61 %	5	45.84 %	39	40	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	72.02 %	1	96.12 %	100	100	
Overall Ranking:			In State: 5 / 8	Nationally:	28	32	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$4,144	\$14,936		\$27,889	24 Units	4.10 %	
Homebuyer Unit	\$8,703	\$12,880		\$15,632	488 Units	84.30 %	
Homeowner-Rehab Unit	\$42,628	\$25,399		\$21,037	67 Units	11.60 %	
TBRA Unit	\$0	\$10,165		\$3,206	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***. This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Bristol Consortium TN

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

PJ:

State:*

National:**

Rental

Homebuyer

Homeowner

CHDO Operating Expenses:
(% of allocation)

PJ:

National Avg:

0.0 %

1.2 %

R.S. Means Cost Index: 0.73

\$4,144	\$91,572	\$42,833
\$40,258	\$73,891	\$33,167
\$99,461	\$78,568	\$23,907

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	75.0	90.2	80.6	0.0
Black/African American:	25.0	5.5	19.4	0.0
Asian:	0.0	0.4	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.4	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.2	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	0.0	3.1	0.0	0.0
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HOUSEHOLD SIZE:

1 Person:	54.2	35.5	52.2	0.0
2 Persons:	41.7	22.7	29.9	0.0
3 Persons:	4.2	18.4	7.5	0.0
4 Persons:	0.0	12.5	7.5	0.0
5 Persons:	0.0	7.8	3.0	0.0
6 Persons:	0.0	2.0	0.0	0.0
7 Persons:	0.0	0.4	0.0	0.0
8 or more Persons:	0.0	0.4	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	54.2	41.0	20.9	0.0
Elderly:	0.0	4.5	52.2	0.0
Related/Single Parent:	0.0	21.7	14.9	0.0
Related/Two Parent:	4.2	27.3	10.4	0.0
Other:	41.7	5.3	1.5	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	95.8	0.0 [#]
HOME TBRA:	0.0	
Other:	0.0	
No Assistance:	4.2	

of Section 504 Compliant Units / Completed Units Since 2001 0

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Bristol Consortium State: TN Group Rank: 28
 (Percentile)
 State Rank: 5 / 8 PJs Overall Rank: 32
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 77.87%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 53.90%	59.33	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	95.83	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.09%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.415	0.39	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

